

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
99		BEVERLY RD, ARLINGTON

## OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	MC GRATH TIMOTHY J--ETAL		
Owner 2:	FERRIANI ROBERTA A		
Owner 3:			
Street 1:	99 BEVERLY ROAD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

## PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

## NARRATIVE DESCRIPTION

This parcel contains .258 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1947, having primarily Vinyl Exterior and 4416 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	11250.000	690,900		530,200	1,221,100
Total Card	0.258	690,900		530,200	1,221,100
Total Parcel	0.258	690,900		530,200	1,221,100
Source: Market Adj Cost		Total Value per SQ unit /Card:		276.52	/Parcel: 276.52

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	690,900	0	11,250.	530,200	1,221,100		Year end	12/23/2021
2021	101	FV	668,900	0	11,250.	530,200	1,199,100		Year End Roll	12/10/2020
2020	101	FV	668,900	0	11,250.	530,300	1,199,200	1,199,200	Year End Roll	12/18/2019
2019	101	FV	429,700	0	11,250.	530,300	960,000	960,000	Year End Roll	1/3/2019
2018	101	FV	429,700	0	11,250.	454,500	884,200	884,200	Year End Roll	12/20/2017
2017	101	FV	429,700	0	11,250.	424,200	853,900	853,900	Year End Roll	1/3/2017
2016	101	FV	429,700	0	11,250.	363,600	793,300	793,300	Year End	1/4/2016
2015	101	FV	419,000	0	11,250.	325,700	744,700	744,700	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
10/26/2018	Inspected	PH	Patrick H
10/22/2018	MEAS&NOTICE	BS	Barbara S
4/14/2011	Info Fm Prmt	BR	B Rossignol
2/13/2009	Meas/Inspect	372	PATRIOT
11/13/1999	Inspected	256	PATRIOT
11/2/1999	Mailer Sent		
10/8/1999	Measured	263	PATRIOT
6/28/1999		PM	Peter M

**Sign:** \_\_\_\_\_ VERIFICATION OF VISIT NOT DATA      \_\_\_\_/\_\_\_\_/\_\_\_\_

Total AC/HA:	0.25826	Total SF/SM:	11250	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	530,247	Spl Credit	Total:	530,200
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